

PB# 85-65

Lands of Lois Steele

4-1-61.2

Lands of Lois Steele
Subdivision

85-66

approved 12/11/85 sh.
filed with town clerk 1/2/86
ph.

Steele Sub.

NO. _____

Dec. 13 19 85

RECEIVED FROM Planning Board
Seven Hundred fifty and 00/100 DOLLARS

Account Total \$ _____

Amount Paid \$ 750.00

Balance Due \$ _____

Robert W. Laverly
Shirley B. Laverly

"THE EFFICIENCY LINE" AN AMPAD PRODUCT

7030

TOWN OF NEW WINDSOR

555 Union Avenue
New Windsor, N. Y. 12550

November 8, 19 85

Received of Lois M. Steele \$ 25.00
Twenty-five and 00/100 DOLLARS
For Subdivision # 85-66

DISTRIBUTION

FUND	CODE	AMOUNT
Check # 5005		25.00

By Pauline S. Townsend
Town Clerk

General Receipt

7141

TOWN OF NEW WINDSOR

555 Union Avenue
New Windsor, N. Y. 12550

(Lois Steele Subdivision) Dec. 13 19 85

Received of Lawrence Macnary \$ 100.00
One Hundred and 00/100 DOLLARS

For Subdivision Fee - 85-65

DISTRIBUTION

FUND	CODE	AMOUNT
Check # 100.00		
# 272		

By Pauline S. Townsend
Town Clerk

PLANNING BOARD
TOWN OF NEW WINDSOR
555 UNION AVENUE
NEW WINDSOR, NY 12550

(This is a two-sided form)

Date Received 11/6
Preapplication Approval _____
Preliminary Approval _____
Final Approval _____
Fees Paid 25.00

APPLICATION FOR SUBDIVISION APPROVAL

Date: _____

1. Name of subdivision SUBDIVISION OF LANDS OF LOIS STEELE
2. Name of applicant LOIS STEELE Phone 562-6307
Address 37 STEELE ROAD P.O. BOX 2181 NEWBURGH N.Y.
(Street No. & Name) (Post Office) (State) (Zip Code)
3. Owner of record SAME AS #2 Phone _____
Address _____
(Street No. & Name) (Post Office) (State) (Zip Code)
4. Land Surveyor PETER R. HUSTIS L.S. Phone 831-0100
Address 33 HENRY STREET P.O. BOX 777 BEACON N.Y. 12508
(Street No. & Name) (Post Office) (State) (Zip Code)
5. Attorney George Stoddard Jr Phone 561-8000
Address 388 BROADWAY BOX 2395 NEWBURGH 12550
(Street No. & Name) (Post Office) (State) (Zip Code)
6. Subdivision location: On the SOUTHERLY side of STEELE ROAD
(Street)
1700 feet EAST of ROUTE 207 (LITTLE BRITAIN ROAD)
(direction)
7. Total Acreage 3.359 Zone R-4 Number of Lots 4
8. Tax map designation: Section 4 Lot(s) BLOCK 1 LOT # 61.2
9. Has this property, or any portion of the property, previously been subdivided _____
If yes, when 3/18/75 ^{MAP # 3407}; by whom Theodore Jorgstorf ^(MAP # 4194)
10. Has the Zoning Board of Appeals granted any variance concerning this property NO
If yes, list case No. and Name _____

List all contiguous holdings in the same ownership.

Section 2/19 Block(s) _____ Lot(s) _____

Attached hereto is an affidavit of ownership indicating the dates the respective holdings of land were acquired, together with the liber and page of each conveyance into the present owner as recorded in the Orange County Clerk's Office. This affidavit shall indicate the legal owner of the property, the contract owner of the property and the date the contract of sale was executed. IN THE EVENT OF CORPORATE OWNERSHIP: A list of all directors, officers and stockholders of each corporation owning more than five percent (5%) of any class of stock must be attached.

STATE OF NEW YORK)
COUNTY OF ORANGE : SS.:

I, Lois Mc Steele, hereby depose and say that all the above statements and the statements contained in the papers submitted herewith are true.

Lois Mc Steele

Mailing Address Box 2181

NEWBURGH, N-Y 12550

SWORN to before me this

16th day of October, 1985

Margaret Gastio
NOTARY PUBLIC

MARGARET GASTIO
Notary Public, State of New York
Dutchess County
Commission Expires March 30, 1987

PLANNING BOARD

PLANNING BOARD ENGINEER REVIEW FORM:

The maps and plans for the Site Approval LOIS STEELE
Subdivision SECT II as submitted by
Peter H. Harts for the building or subdivision
of Lois Steele has been reviewed
by me and is approved _____ disapproved X

If disapproved, please list reason.

Lot No 4 ROAD FRONTAGE ON STEELE
ROAD IS 30 FEET INSTEAD OF 50 FEET

Paul V. Cuomo
PAUL V. CUOMO, P.E.

Nov 26, 1985
Date

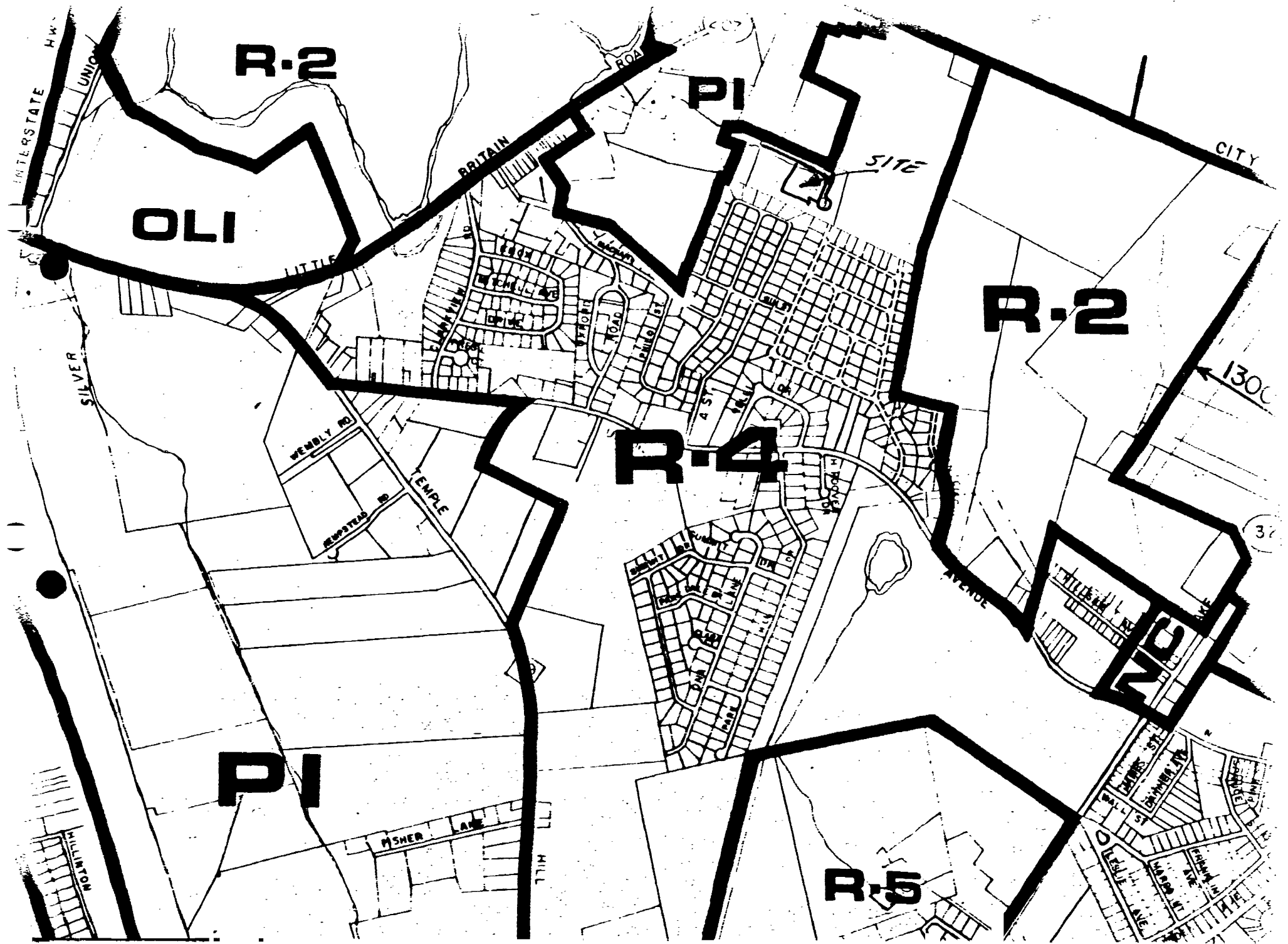


TABLE OF BULK REGULATIONS¹
Part I Residential Districts

1	2	3	4	5	6	7	8	9	10	11	12
District	Group	For Uses Listed Below	The Following Bulk Regulations Apply								
		(Uses herein refer in abbreviated form to uses listed in detail in Use Table Cols. A and B.)	Minimum Lot Area (sq. ft. unless otherwise specified)	Minimum Lot Width (feet)	Required Front Yard Depth (feet)	Required Side Yard/Total Both Side Yards (feet)	Required Rear Yard Depth (feet)	Required Street Frontage	Maximum Building Height	Minimum Livable Floor Area (sq. ft.)	Development Coverage (percent)
R-2	Q.1	Single-family dwellings (Group K.1)	65,340	200	75	35/100	50	125	2½ stories or 35 ft.	1,200	25
	Q.2	Single-family dwellings (Group K.2)	43,560	200	60	35/100	50	125	2½ stories or 35 ft.	1,200	25
	R	All other uses Col. A	(Same as for Groups H, I, J, L, M)								
	S	All uses Col. B	(Same as for Groups N, O, P)								
R-3	T.1	Single-family dwellings (Group Q.1)	43,560	125	45	20/40	50	70	2½ stories or 35 ft.	1,200	25
	T.2	Single-family dwellings (Group Q.2)	21,780	100	40	18/40	45	60	2½ stories or 35 ft.	1,200	25
	U	All other uses Col. A	(Same as for Group R)								
	V	All uses Col. B	(Same as for Group S)								
R-4	W.1	Single-family dwellings (Group T.1)	(Same as for Group T.1)								
	W.2	Single-family dwellings (Group T.2)	15,000	100	35	15/30	40	60	2½ stories or 35 ft.	1,000	30
	X	All other uses Col. A All uses Col. B	(Same as for Groups U, V)								
R-4A	Y	Two-family residences (with central sewer and water)	25,000	125	35	15/30	40	60	2½ stories or 35 ft.	1,000	30
	Z	All other uses Col. A All uses Col. B	(Same as for Groups W.1, W.2, X)								
R-5	a.A	Townhouses (with central sewer and water)	7,000	20	30	None/ 35 if provided	100	15	2½ stories or 35 ft.	1,000	50
	a.B	Multiple-residence development (with central sewer and water)	5 acres (7,000 per unit)	250	40	40/90	60	50	2½ stories or 35 ft.	600	20
	a.C	All other uses Col. A All uses Col. B	(Same as for Group Z)								

¹ Editor's Note: This table is a part of § 48-12 of Ch. 48, Zoning, of the Code of the Town of New Windsor.

INSTRUCTIONS:

(a) In order to answer the questions in this short EAF it is assumed that the preparer will use currently available information concerning the project and the likely impacts of the action. It is not expected that additional studies, research or other investigations will be undertaken.

(b) If any question has been answered Yes the project may be significant and a completed Environmental Assessment Form is necessary.

(c) If all questions have been answered No it is likely that this project is not significant.

(d) Environmental Assessment

1. Will project result in a large physical change to the project site or physically alter more than 10 acres of land? ☐ Yes ☒ No
2. Will there be a major change to any unique or unusual land form found on the site? ☐ Yes ☒ No
3. Will project alter or have a large effect on an existing body of water? ☐ Yes ☒ No
4. Will project have a potentially large impact on groundwater quality? ☐ Yes ☒ No
5. Will project significantly effect drainage flow on adjacent sites? ☐ Yes ☒ No
6. Will project affect any threatened or endangered plant or animal species? ☐ Yes ☒ No
7. Will project result in a major adverse effect on air quality? ☐ Yes ☒ No
8. Will project have a major effect on visual character of the community or scenic views or vistas known to be important to the community? . . . ☐ Yes ☒ No
9. Will project adversely impact any site or structure of historic, pre-historic, or paleontological importance or any site designated as a critical environmental area by a local agency? . . . ☐ Yes ☒ No
10. Will project have a major effect on existing or future recreational opportunities? . . . ☐ Yes ☒ No
11. Will project result in major traffic problems or cause a major effect to existing transportation systems? ☐ Yes ☒ No
12. Will project regularly cause objectionable odors, noise, glare, vibration, or electrical disturbance as a result of the project's operation? . ☐ Yes ☒ No
13. Will project have any impact on public health or safety? ☐ Yes ☒ No
14. Will project affect the existing community by directly causing a growth in permanent population of more than 5 percent over a one-year period or have a major negative effect on the character of the community or neighborhood? . ☐ Yes ☐ No
15. Is there public controversy concerning the project? ☐ Yes ☐ No

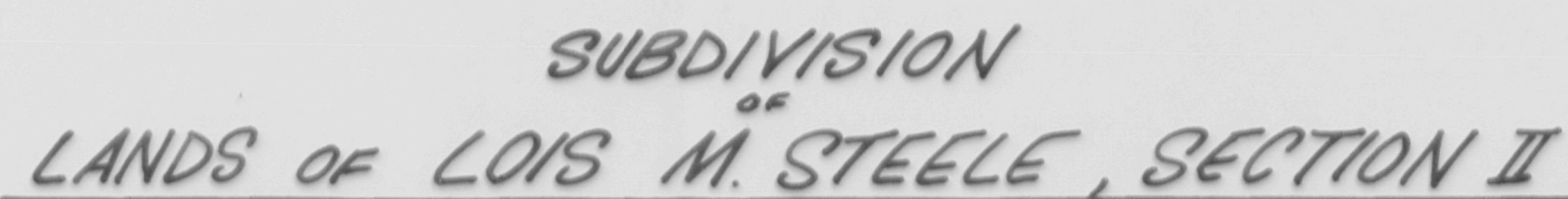
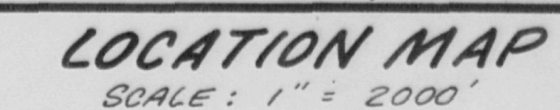
PREPARER'S SIGNATURE: Pete R. Huels

TITLE: LAND SURVEYOR

REPRESENTING: LOIS STEELE

DATE: _____

9/1/78



ORANGE COUNTY, N.Y.
OCTOBER 16, 1985

PETER R. HUSTIS, L.L.S.

33 HENRY STREET • BEACON • NEW YORK
828 BROADWAY • NEWBURGH • NEW YORK

Peter R. Huston